

UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA
RENO, NEVADA

MELINDA ELLIS,) CASE NO. 3:09-cv-428-LRH-WGC
)
Plaintiff,) PLAINTIFF'S EXHIBIT LIST
)
vs.)
)
ALESSI TRUSTEE CORPORATION; et al.)
)
Defendant(s).)

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COUNSEL/PARTIES OF RECORD	
JAN 26 2014	
CLERK US DISTRICT COURT	
DISTRICT OF NEVADA	
BY: <u>DPM</u>	DEPUTY

Exh.	Witness	Description	Date Marked	Date Admitted
1. 1.		Trustee's Sale Guarantee dated 11.19.08 re Broken Feather		
2. 2.		Authorization to Conduct Non-Judicial Foreclosure re Flowering Sage		
3. Melinda Ellis David Alessi	Melinda Ellis David Alessi	Notice of Trustee Sale dated 04.30.08 re Flowering Sage	1/20/15	1/20/15 Page 1 1/22/15 Page 2
4. Melinda Ellis	Melinda Ellis	Notice of Trustee's Sale dated 05.09.08 re Broken Feather	1/20/15	1/20/15
5. Melinda Ellis	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 02.03.08 re Broken Feather	1/20/15	1/20/15
6. Melinda Ellis	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 02.03.08 re Flowering Sage	1/20/15	1/20/15 With instruction
7. Melinda Ellis	Melinda Ellis	Notice of Delinquent Assessment (Lien) dated 06.01.07 re Broken Feather	1/20/15	1/20/15
8. Melinda Ellis	Melinda Ellis	Notice of Delinquent Assessment (Lien) dated 06.01.07 re Flowering Sage	1/20/15	1/20/15 Page 1
9. Melinda Ellis	Melinda Ellis	Facsimile Cover Letter dated 04.16.08 re Broken Feather	1/20/15	1/20/15
10. Melinda Ellis	Melinda Ellis	Letter from ATC to Ellis re payment plan dated 04.16.08	1/20/15	1/20/15
11. Melinda Ellis	Melinda Ellis	Statement of Account dated 04.10.08 re Broken Feather		
12. Melinda Ellis	Melinda Ellis	Facsimile Cover Letter dated 05.23.08 re Broken Feather	1/20/15	1/20/15 Page 1
13. Melinda Ellis	Melinda Ellis	Release of Notice of Delinquent Assessment Lien dated 12.12.08 re Broken Feather		
14. Melinda Ellis	Melinda Ellis	Release of Notice of Delinquent Assessment Lien dated 12.12.08 re Flowering Sage	1/20/15	1/20/15
15. Melinda Ellis	Melinda Ellis	Order to Cease and Desist Activities dated 09.12.08		
16. Melinda Ellis	Melinda Ellis	Facsimile Cover Letter dated 07.28.09 re Flowering Sage	1/20/15	1/20/15
17. Melinda Ellis	Melinda Ellis	Payment History Report dated 04.30.10 re Flowering Sage		
18. Melinda Ellis	Melinda Ellis	Email between Ellis and Aileen Ruiz re account history	1/20/15	1/21/15
19. Melinda Ellis	Melinda Ellis	Alessi Trustee Corporation website	1/21/15	1/21/15

Exh.	Witness	Description	Date Marked	Date Admitted
		screenshots		
20.	David Alessi	Alessi & Koenig schedule of fees	1/22/15	1/22/15 Page 3
21.	Melinda Ellis	Copies of Ellis payments	1/20/15	1/21/15
22.	David Alessi	Payment History Report dated 07.29.10 re Broken Feather	1/22/15	1/22/15
23.	David Alessi	Financial Transactions dated 07.29.10 re Flowering Sage	1/22/15	1/22/15
24.		Notice of Violation (Lien) dated 11.20.08		
25.	Melinda Ellis	Notice of Delinquent Assessment (Lien) dated 11.20.08 re Broken Feather	1/20/15	1/20/15
26.	Melinda Ellis	Notice of Delinquent Assessment (Lien) dated 11.20.08 re Flowering Sage	1/20/15	1/20/15
27.	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 11.17.08 re Flowering Sage	1/20/15	1/20/15
28.	David Alessi	Letter from Alessi & Koenig to Ellis dated 11.20.08 re Flowering Sage	1/22/15	1/22/15
29.	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 11.18.08 re Broken Feather	1/20/15	1/20/15 2 pages
30.	David Alessi	Letter from Alessi & Koenig to Ellis dated 11.20.08 re Broken Feather	1/22/15	1/22/15
31.	David Alessi	Letter from Alessi & Koenig to Ellis dated 11.20.08 re Broken Feather	1/22/15	1/22/15
32.	Melinda Ellis	Letter from Alessi & Koenig to Ellis dated 07.07.09 re Flowering Sage	1/20/15	1/20/15
33.	David Alessi	Letter from Ellis to Alessi & Koenig dated 07.22.09	1/22/15	1/22/15
34.	Melinda Ellis	Facsimile Cover Letter dated 07.31.09 re Flowering Sage	1/20/15	1/20/15
35.		Financial Transactions dated 07.31.09 re Flowering Sage		
36.	Melinda Ellis	Facsimile Cover Letter dated 12.09.09 re Broken Feather	1/20/15	1/21/15
37.	Melinda Ellis	Facsimile Cover Letter dated 12.09.09 re Flowering Sage	1/20/15	1/21/15
38.	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 12.04.12 re Broken Feather	1/20/15	1/20/15
39.		Notice of Rescission of Notice of Default dated 03.14.13 re Broken Feather		
40.	Melinda Ellis	Notice of Default and Election to Sell	1/20/15	1/20/15

Exh.	Witness	Description	Date Marked	Date Admitted
		Under Homeowners Association Lien dated 03.18.13 re Broken Feather		
41.	Melinda Ellis	Notice of Default and Election to Sell Under Homeowners Association Lien dated 06.28.13 re Broken Feather	1/20/15	1/20/15
42.	Melinda Ellis	Notice of Delinquent Assessment (Lien) dated 08.19.13 re Broken Feather	1/20/15	1/20/15
43.		Trustee's Sale Guarantee dated 02.06.08 re Broken Feather		
44.		Financial Transactions dated 07.25.07 re Flowering Sage		
45.		Financial Transactions dated 04.25.07 re Flowering Sage		
46.		Account History Report dated 02.22.13 re Broken Feather		
47.		Account History Report dated 08.05.13 re Flowering Sage		
48.		HOA Collection Checklist dated 05.03.07 re Flowering Sage		
49.		Financial Transactions dated 04.25.07 re Flowering Sage		
50.		Balance Summary dated 05.23.08		
51.		Alessi Trustee Log Sheet dated 05.03.07		
52.		Alessi Trustee Log Sheet dated 02.03.08		
53.	Melinda Ellis	Notice of Intent to Lien dated 05.11.07	1/21/15	1/21/15
54.		Notice of Intent to Violation Lien dated 05.11.07		
55.		Facsimile Cover Letter dated 05.23.08 re Broken Feather		
56.	Melinda Ellis	Front of Check dated	1/20/15	1/20/15
57.	Melinda Ellis	Back of Check dated	1/20/15	1/20/15
58.	Melinda Ellis	Letter from Melinda Ellis to Tarantino	1/20/15	1/20/15
59.	Melinda Ellis	Check dated 6/24/15	1/20/15	1/20/15
60.	Melinda Ellis	5/12/08 Letter from Melinda Ellis to Tarantino	1/21/15	1/21/15
61.	Melinda Ellis David Alessi	Letter from Coulter to Alessi 5/15/08	1/21/15	1/22/15
62.	Melinda Ellis	5/16/08 Letter from Melinda Ellis to Tarantino	1/21/15	1/21/15
63.	Melinda Ellis	Fax to	1/21/15	1/21/15
64.	Melinda Ellis	NV Dept. of Real Estate Arbitration Award	1/21/15	Not admitted
65	David Alessi	NRED Opinion	1/22/15	Not

Exh.	Witness	Description	Date Marked	Date Admitted
				admitted
66	David Alessi	NAC 116.470	1/21/15	1/21/15
67	David Alessi	NAC 116A.345	1/21/15	1/21/15
68	David Alessi	NRS 649.375	1/22/15	1/22/15
69	David Alessi	15 U.S.C. 1692e	1/22/15	1/22/15
70	David Alessi	Unfair practices 15 USC 1692f	1/21/15	1/21/15
71	David Alessi	Validation of debts 15 USC 1692g	1/21/15	1/21/15
72	David Alessi	NRS 649.334	1/22/15	1/22/15
73	David Alessi	Facsimile Cover Letter to: Tom Bayard dated 12/27/12	1/21/15	1/21/15
74	David Alessi	Rules of Professional Responsibility	1/22/15	1/22/15